

# FOR SALE

455 Main Street  
Minturn, CO 81645

~~\$3,900,000~~  
\$3,495,000

Lot Size: 10,019 SF

Building Area: 5,674 SF

Two Bay Car Wash



## Details:

- Prime Location & Frontage
- High Pedestrian Traffic
- Income Producing Development Opportunity
- Parking
- Commercial Zoning

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## 455 Main Street, Minturn CO

Panorama Commercial Group is pleased to present a once in a lifetime development opportunity on Main St in downtown Minturn. Located steps from the Eagle River, this lot totals 10,019 SF and boasts over 100 FT of frontage on Main St. The property has a two-bay self-service car wash and a 5,674 SF building including full restaurant infrastructure. This is a chance to own an income producing property that has long term development potential on a desirable stretch in beautiful Minturn.

Minturn is the hidden gem of Eagle County and just a 10-15 minute drive to Vail and Beaver Creek. Located on the Eagle River, Minturn has a charming downtown district defined by its western aesthetic and a pedestrian friendly environment. This lot is zoned for commercial uses and allows for a range of development options that will attract high end tenants.

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